

LOT BOUNDARY ADJUSTMENT
City of Seattle
King County, Washington

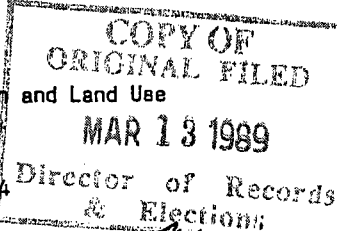
ATTACHMENT LBA-1.

Master Use Permit
Application Number: 8806165

APPROVAL:

Director
Department of Construction and Land Use
City of Seattle

400 Municipal Building
Seattle, Washington 98104
Telephone: 625-4509



Examined and approved this 10th day of March, 19 89
By: Patricia Delaney
Senior Land Use Specialist, Land Use Division

NOTE: Approval of this lot boundary adjustment by the Director of the Department of Construction and Land Use under R.C.W. 58.17 as revised by Substitute House Bill No. 320 Section 3(5) is not to be construed as satisfaction of any other applicable legislation or regulations.

This space reserved for recorder's use

8903130351

CONDITIONS OF APPROVAL:

Upon application for construction permits

1. The owner(s) and/or responsible party(s) shall attach a copy of the recorded LBA to the construction permit plans.
2. The owner(s) and/or responsible party(s) shall submit a drainage control plan for each parcel proposed for development. No detention will be required if drainage is adequately discharged to the Duwamish River.

Parcel A Owner's Name	Address	City	Zip	Phone
Port of Seattle	P.O. Box 1209	Seattle	98111	728-3363
Parcel B Owner's Name	Address	City	Zip	Phone
Ash Grove Cement West, Inc.	3801 E. Marginal Way So.,	Seattle	98134	623-5596
I certify that the information furnished by me is true and correct to the best of my knowledge.				
<u>James Dwyer</u>	<u>George M. Wells</u>			
Parcel A Owner's Signature	Parcel B Owner's Signature			

LEGAL DESCRIPTIONS (Provide full legal descriptions of the existing parcels and the lots created by the lot boundary adjustment. Attach additional pages as necessary.)

See Page 3 for Existing Parcel A
See Page 4 for Existing Parcel B
See Page 5 for Created Lot A
See Pages 6 & 7 for Created Lot B

An easement is granted to Seattle City Light as shown on page 9.



Applicant's Signature John M. Fisher

Applicants Name John M. Fisher, P.L.S.

Address Port of Seattle

P.O. Box 1209, Seattle, WA 98111

Telephone 728-3148

MU5/lba-1

USEPA SF



1316150

CONDITIONS OF APPROVAL: (cont.)

Prior to Issuance of a Building Permit

3. The owner(s) and/or responsible party(s) shall submit concept street improvement plans including, but not limited to, concrete curb, gutter, sidewalk, and street trees along East Marginal Way S.W., adjacent to the property being developed, approved by the Seattle Engineering Department (SED) or the Board of Public Works, as appropriate.

Prior to Occupancy

4. The owner(s) and/or responsible party(s) shall provide street improvements as approved by the Seattle Engineering Department (SED) or be bonded to the satisfaction of SED for construction.

LOT BOUNDARY ADJUSTMENT
CITY OF SEATTLE
DEPARTMENT OF CONSTRUCTION AND LAND USE

LBA-2

T-106W

18

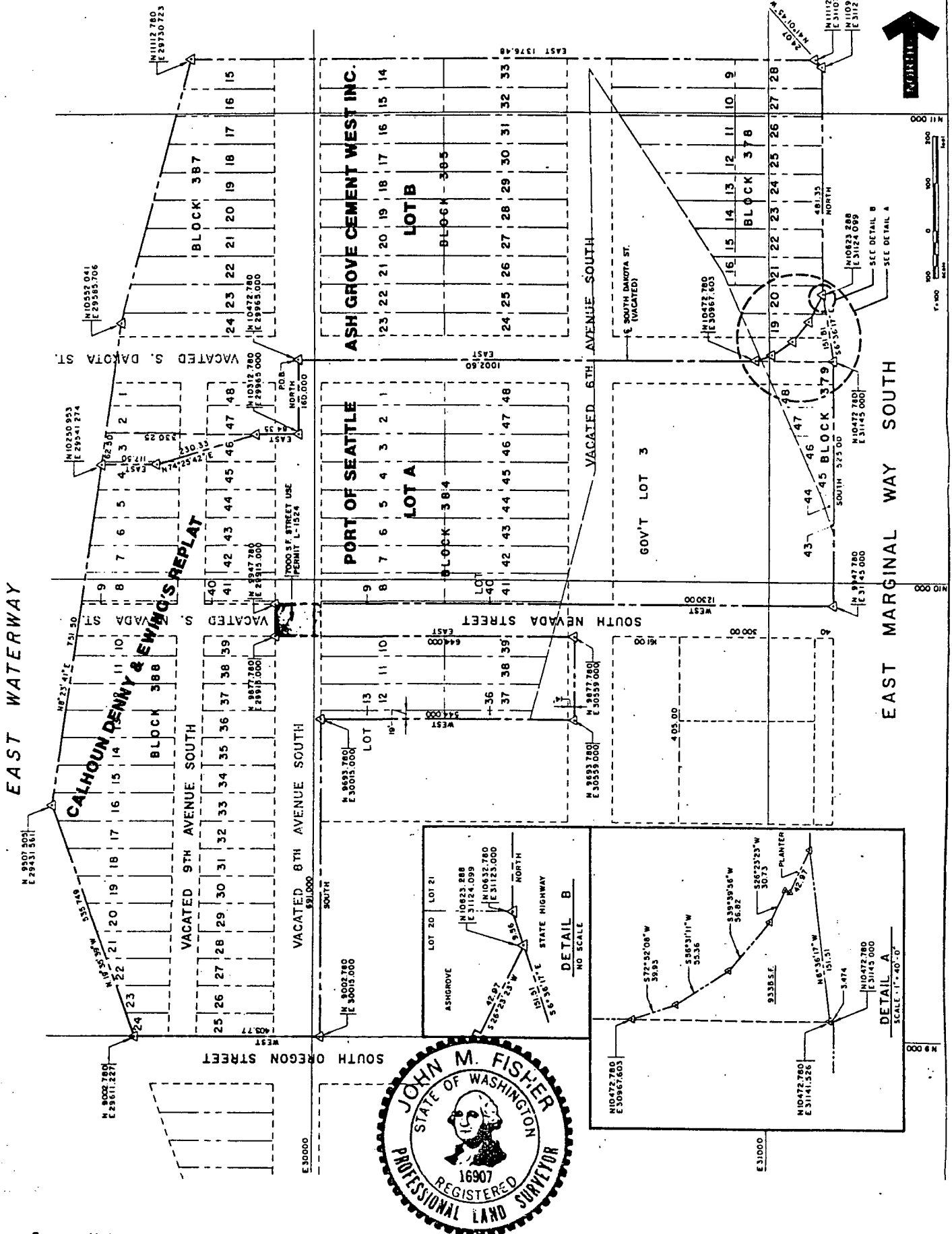
24 North

4 East, W.M.

(Section)

(Township)

(Range)



Survey Waived:

Department of Construction and Land Use

Land Surveyor's Certificate:

This lot boundary adjustment correctly represents a survey made by me or under my direction in conformance with the requirements of appropriate state and county statute and ordinance.

3/8/88

Date

Signature

Certificate No.: P.L.S. 16907

Master Use Application No.: 8806165

If the plat is not based upon a survey by a Washington State licensed surveyor, the signatures of the owners of the property are the only surety that representations on the plat are correct.

Map on File in Vault

Direction:

Scale:

1" = 267

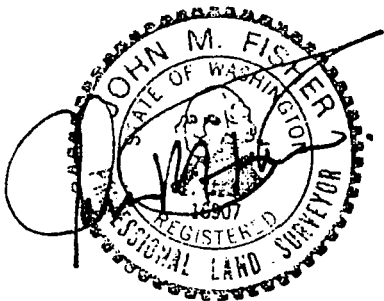
EXISTING PARCEL A

APN: 766670-0390

THAT PORTION OF THE PLAT OF SEATTLE TIDE LANDS AND GOVERNMENT LOT 4, IN THE SOUTH HALF OF SECTION 18, TOWNSHIP 24 NORTH, RANGE 4 EAST, W.M., KING COUNTY, WASHINGTON DESCRIBED AS FOLLOWS:

BEGINNING AT THE CENTER LINE INTERSECTION OF VACATED 8TH AVENUE SOUTH AND VACATED SOUTH DAKOTA STREET PROCEED EAST ALONG THE CENTER LINE OF SAID SOUTH DAKOTA STREET A DISTANCE OF 1180.00 FEET TO THE WEST MARGIN OF EAST MARGINAL WAY SOUTH AS ESTABLISHED BY CITY OF SEATTLE ORDINANCE NO. 32881; THENCE SOUTH ALONG SAID MARGIN A DISTANCE OF 525.00 FEET TO THE NORTH MARGIN OF SOUTH NEVADA STREET; THENCE WEST ALONG SAID NORTH MARGIN A DISTANCE OF 1230.00 FEET TO THE WEST MARGIN OF VACATED 8TH AVENUE SOUTH; THENCE SOUTH ALONG SAID WEST MARGIN PRODUCED SOUTH A DISTANCE OF 70.00 FEET TO THE SOUTH MARGIN OF SOUTH NEVADA STREET; THENCE EAST ALONG SAID SOUTH MARGIN AND AS PRODUCED EAST A DISTANCE OF 644.00 FEET TO A POINT DISTANT 14.00 FEET EAST OF THE EAST LINE OF BLOCK 385, SEATTLE TIDE LANDS PRODUCED SOUTH; THENCE SOUTH PARALLEL WITH SAID EAST LINE A DISTANCE OF 184.00 FEET TO A POINT DISTANT 19.00 FEET SOUTH OF THE NORTH LINE OF LOT 36, BLOCK, 384, SEATTLE TIDE LANDS PRODUCED EAST; THENCE WEST PARALLEL WITH SAID NORTH LINE AND AS PRODUCED A DISTANCE OF 544.00 FEET TO THE EAST MARGIN OF VACATED 8TH AVENUE SOUTH; THENCE SOUTH ALONG SAID EAST MARGIN OF 8TH AVENUE A DISTANCE OF 691.00 FEET TO THE EAST MARGIN OF SOUTH OREGON STREET; THENCE WEST ALONG SAID EAST MARGIN OF OREGON STREET A DISTANCE OF 403.77 FEET TO THE EASTERLY LINE OF THE DUWAMISH WATERWAY AS ESTABLISHED BY THE COMMERCIAL WATERWAY DISTRICT NO. 1; THENCE NORTH $19^{\circ}35'39''$ WEST ALONG SAID EASTERLY LINE A DISTANCE OF 535.75 FEET TO THE MOST WESTERLY POINT OF LOT 6, CALHOUN, DENNY & EWING'S REPLAT OF BLOCK 388, SEATTLE TIDE LANDS; THENCE NORTH $8^{\circ}23'41''$ EAST ALONG THE EAST LINE OF THE EAST WATERWAY A DISTANCE OF 814.00 FEET TO THE NORTH LINE OF LOT 3 OF SAID REPLAT; THENCE EAST ALONG SAID NORTH LINE OF SAID LOT 3 AND AS PRODUCED EAST A DISTANCE OF 414.60 FEET TO THE CENTER LINE OF VACATED 8TH AVENUE SOUTH; THENCE NORTH ALONG SAID CENTER LINE A DISTANCE OF 160.00 FEET TO THE POINT OF BEGINNING.

ALL BEARINGS ARE PER PLAT OF SEATTLE TIDE LANDS.



APN: 766670-0350

EXISTING PARCEL B

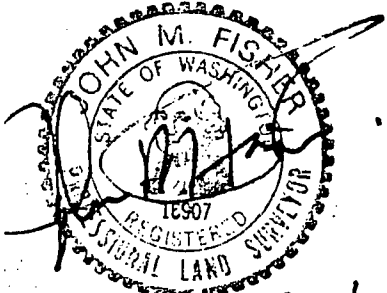
BEGINNING ON THE SOUTH LINE OF LOT 19, BLOCK 378, SEATTLE TIDE LANDS, IN KING COUNTY, WASHINGTON, AT A POINT 30.00 FEET WEST OF THE SOUTHEAST CORNER OF SAID LOT, SAID POINT BEING ON THE WESTERLY LINE OF EAST MARGINAL WAY AS ESTABLISHED UNDER CITY OF SEATTLE ORDINANCE NO. 32881; THENCE WESTERLY ALONG THE NORTH LINE OF VACATED WEST DAKOTA STREET TO THE SOUTHWEST CORNER OF LOT 24, BLOCK 387, SEATTLE TIDE LANDS, IN KING COUNTY, WASHINGTON; THENCE NORTHEASTERLY ALONG THE WESTERLY LINE OF SAID BLOCK 387 TO THE NORTHWEST CORNER OF LOT 15, SAID BLOCK 387; THENCE EAST 1376.477 FEET, MORE OR LESS, TO THE NORTHEAST CORNER OF LOT 28, BLOCK 378, SEATTLE TIDE LANDS, IN KING COUNTY, WASHINGTON; THENCE SOUTHEASTERLY ALONG THE EASTERLY LINE OF SAID LOT 28, A DISTANCE OF 57.586 FEET, MORE OR LESS, TO THE WEST LINE OF EAST MARGINAL WAY AS ESTABLISHED UNDER ORDINANCE NO. 32881; THENCE SOUTH ON SAID WEST LINE 546.56 FEET, MORE OR LESS, TO THE POINT OF BEGINNING.

TOGETHER WITH THE NORTH ONE-HALF OF THAT PORTION OF WEST DAKOTA STREET BOUNDED ON THE EAST BY THE WESTERLY LINE OF EAST MARGINAL WAY AS ESTABLISHED UNDER ORDINANCE NO. 32881, AND ON THE WEST BY THE CENTERLINE OF 8TH AVENUE SOUTHWEST (HERETOFORE VACATED) AND ALL OF THE PORTION OF WEST DAKOTA STREET BOUNDED ON THE EAST BY THE CENTERLINE OF 8TH AVENUE SOUTHWEST (HERETOFORE VACATED) AND ON THE WEST BY THE WEST LINE OF LOT 24, BLOCK 387, SEATTLE TIDE LANDS, IN KING COUNTY, WASHINGTON, PRODUCED SOUTH TO THE NORTHWEST CORNER OF LOT 1, CALHOUN, DENNY & EWING'S REPLAT OF BLOCK 388, SEATTLE TIDE LANDS, ACCORDING TO THE PLAT RECORDED IN VOLUME 12 OF PLATS, PAGE 92, IN KING COUNTY, WASHINGTON; SAID DESCRIBED PORTIONS OF WEST DAKOTA STREET HAVING HERETOFORE BEEN VACATED BY ORDINANCE NO. 80964 OF THE CITY OF SEATTLE.

TOGETHER WITH LOTS 1, 2, 47 AND 48, CALHOUN, DENNY & EWING'S REPLAT OF BLOCK 388, SEATTLE TIDE LANDS, ACCORDING TO THE PLAT RECORDED IN VOLUME 12 OF PLATS, PAGE 92, IN KING COUNTY, WASHINGTON.

TOGETHER WITH THE WEST HALF OF 8TH AVENUE SOUTHWEST ADJOINING SAID LOT 47 AND 48 AND THAT PORTION OF 9TH AVENUE SOUTHWEST BOUNDED ON THE NORTH BY THE SOUTH LINE OF WEST DAKOTA STREET AND ON THE SOUTH BY THE SOUTH LINE OF SAID LOT 2 PRODUCED EAST TO THE SOUTHWEST CORNER OF SAID LOT 47, SAID DESCRIBED PORTIONS OF 8TH AVENUE SOUTHWEST AND 9TH AVENUE SOUTHWEST, HAVING HERETOFORE BEEN VACATED BY ORDINANCE NO. 76243 OF THE CITY OF SEATTLE.

EXCEPT THAT PORTION THEREOF CONVEYED TO THE STATE OF WASHINGTON FOR PRIMARY STATE HIGHWAY NO. 1 BY DEED RECORDED UNDER AUDITOR'S FILE NO. 4861150.



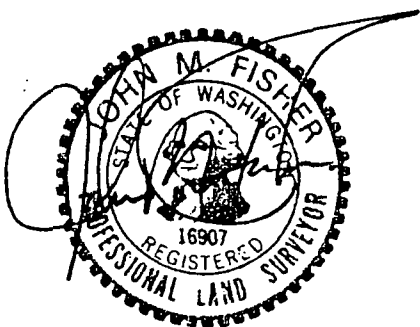
Description Per deed

CREATED LOT A

THAT PORTION OF THE PLAT OF SEATTLE TIDE LANDS AND GOVERNMENT LOT 4 IN THE SOUTH HALF OF SECTION 18, TOWNSHIP 24 NORTH, RANGE 4 EAST, W.M., KING COUNTY, WASHINGTON DESCRIBED AS FOLLOWS:

BEGINNING AT THE CENTER LINE INTERSECTION OF VACATED 8TH AVENUE SOUTH AND VACATED SOUTH DAKOTA STREET PROCEED EAST ALONG THE CENTER LINE OF SAID SOUTH DAKOTA STREET A DISTANCE OF 1002.60 FEET TO THE SOUTHEASTERLY EDGE OF A CONCRETE WALL FOOTING; THENCE ALONG SAID FOOTING EDGE AND EDGE OF CONCRETE ENTRY ROAD THE FOLLOWING FOUR COURSES AND DISTANCES, NORTH $72^{\circ}52'08''$ EAST 39.93 FEET, NORTH $56^{\circ}31'11''$ EAST 55.36 FEET, NORTH $39^{\circ}39'56''$ EAST 56.82 FEET, NORTH $26^{\circ}23'23''$ EAST 30.73 FEET; THENCE SOUTH $63^{\circ}36'37''$ EAST A DISTANCE OF 3.50 FEET; THENCE NORTH $26^{\circ}23'23''$ EAST A DISTANCE OF 42.97 FEET TO THE WESTERLY LINE OF THAT CERTAIN PARCEL OF REAL PROPERTY CONVEYED TO THE STATE OF WASHINGTON UNDER KING COUNTY RECORDER FILE NO. 4861150, RECORDS OF KING COUNTY FOR STATE HIGHWAY NO. 1; THENCE SOUTH $6^{\circ}36'17''$ EAST, ALONG SAID WESTERLY LINE A DISTANCE OF 151.51 FEET TO THE CENTER LINE OF VACATED SOUTH DAKOTA STREET; THENCE EAST ALONG SAID CENTER LINE A DISTANCE OF 3.47 FEET TO THE WEST MARGIN OF STATE HIGHWAY NO. 1 (EAST MARGINAL WAY SOUTH) AS ESTABLISHED BY CITY OF SEATTLE ORDINANCE 32881; THENCE SOUTH ALONG SAID MARGIN A DISTANCE OF 525.00 FEET TO THE NORTH MARGIN OF SOUTH NEVADA STREET; THENCE WEST ALONG SAID NORTH MARGIN A DISTANCE OF 1230.00 FEET TO THE WEST MARGIN OF VACATED 8TH AVENUE SOUTH; THENCE SOUTH ALONG SAID WEST MARGIN PRODUCED SOUTH A DISTANCE OF 70.00 FEET TO THE SOUTH MARGIN OF SOUTH NEVADA STREET; THENCE EAST ALONG SAID SOUTH MARGIN AND AS PRODUCED EAST A DISTANCE OF 644.00 FEET TO A POINT DISTANT 14.00 FEET EAST OF THE EAST LINE OF BLOCK 385, SEATTLE TIDE LANDS PRODUCED SOUTH; THENCE SOUTH PARALLEL WITH SAID EAST LINE A DISTANCE OF 184.00 FEET TO A POINT DISTANT 19.00 FEET SOUTH OF THE NORTH LINE OF LOT 36, BLOCK 384, SEATTLE TIDE LANDS PRODUCED EAST; THENCE WEST PARALLEL WITH SAID NORTH LINE AND AS PRODUCED A DISTANCE OF 544.00 FEET TO THE EAST MARGIN OF VACATED 8TH AVENUE SOUTH; THENCE SOUTH ALONG SAID EAST MARGIN OF 8TH AVENUE A DISTANCE OF 691.00 FEET TO THE EAST MARGIN OF SOUTH OREGON STREET; THENCE WEST ALONG SAID EAST MARGIN OF OREGON STREET A DISTANCE OF 403.77 FEET TO THE EASTERLY LINE OF THE DUWAMISH WATERWAY AS ESTABLISHED BY THE COMMERCIAL WATERWAY DISTRICT NO. 1; THENCE NORTH $19^{\circ}35'39''$ WEST ALONG SAID EASTERLY LINE A DISTANCE OF 535.75 FEET TO THE MOST WESTERLY POINT OF LOT 16, CALHOUN, DENNY & EWING'S REPLAT OF BLOCK 388, SEATTLE TIDE LANDS; THENCE NORTH $8^{\circ}23'41''$ EAST ALONG THE EAST LINE OF THE EAST WATERWAY A DISTANCE OF 751.50 FEET TO A POINT DISTANT 1.83 FEET SOUTH OF THE NORTH LINE OF SAID LOT 4, MEASURED AT RIGHT ANGLES THEREFROM; THENCE EAST PARALLEL WITH THE NORTH LINE OF SAID LOT 4 A DISTANCE OF 117.50 FEET; THENCE NORTH $74^{\circ}25'42''$ EAST A DISTANCE OF 230.33 FEET TO THE NORTH LINE OF LOT 46, SAID REPLAT; THENCE EAST ALONG SAID NORTH LINE OF SAID LOT 46 AND AS PRODUCED EAST A DISTANCE OF 84.35 FEET TO THE CENTER LINE OF VACATED 8TH AVENUE SOUTH; THENCE NORTH ALONG SAID CENTER LINE A DISTANCE OF 160.00 FEET TO THE POINT OF BEGINNING.

ALL BEARINGS ARE PER PLAT OF SEATTLE TIDE LANDS.



CREATED LOT B

BEGINNING ON THE SOUTH LINE OF LOT 19, BLOCK 378, SEATTLE TIDE LANDS, IN KING COUNTY, WASHINGTON, AT A POINT 30.00 FEET WEST OF THE SOUTHEAST CORNER OF SAID LOT, SAID POINT BEING ON THE WESTERLY LINE OF EAST MARGINAL WAY AS ESTABLISHED UNDER CITY OF SEATTLE ORDINANCE NO. 32881; THENCE WESTERLY ALONG THE NORTH LINE OF VACATED WEST DAKOTA STREET TO THE SOUTHWEST CORNER OF LOT 24, BLOCK 387, SEATTLE TIDE LANDS, IN KING COUNTY, WASHINGTON; THENCE NORTHEASTERLY ALONG THE WESTERLY LINE OF SAID BLOCK 387 TO THE NORTHWEST CORNER OF LOT 15, SAID BLOCK 387; THENCE EAST 1376.477 FEET, MORE OR LESS, TO THE NORTHEAST CORNER OF LOT 28, BLOCK 378, SEATTLE TIDE LANDS, IN KING COUNTY, WASHINGTON; THENCE SOUTHEASTERLY ALONG THE EASTERLY LINE OF SAID LOT 28, A DISTANCE OF 57.586 FEET, MORE OR LESS, TO THE WEST LINE OF EAST MARGINAL WAY AS ESTABLISHED UNDER ORDINANCE NO. 32881; THENCE SOUTH ON SAID WEST LINE 546.56 FEET, MORE OR LESS, TO THE POINT OF BEGINNING.

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TOGETHER WITH THOSE PORTIONS OF LOTS 3, 4, AND 46, CALHOUN, DENNY & EWING'S REPLAT OF BLOCK 388, SEATTLE TIDE LANDS AND VACATED 9TH AVENUE SOUTHWEST DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE NORTH LINE OF SAID LOT 46 DISTANT 34.35 FEET WEST FROM THE EAST LINE THEREOF, AS ESTABLISHED BY SAID REPLAT; PROCEED WEST ALONG SAID NORTH LINE AND AS PRODUCED WEST A DISTANCE OF 330.25 FEET TO THE EAST LINE OF THE EAST WATERWAY; THENCE SOUTH $8^{\circ}23'41''$ WEST ALONG SAID EAST LINE A DISTANCE OF 62.50 FEET TO A POINT DISTANT 1.83 FEET SOUTH OF THE NORTH LINE OF SAID LOT 4, MEASURED AT RIGHT ANGLES THEREFROM, THENCE EAST PARALLEL TO SAID NORTH LINE A DISTANCE OF 117.50 FEET; THENCE NORTH $74^{\circ}25'42''$ EAST A DISTANCE OF 230.33 FEET TO THE POINT OF BEGINNING.

(CONTINUED ON THE FOLLOWING PAGE)



EXCEPT THAT PORTION THEREOF CONVEYED TO THE STATE OF WASHINGTON FOR PRIMARY STATE HIGHWAY NO. 1 BY DEED RECORDED UNDER AUDITOR'S FILE NO. 4861150.

AND EXCEPT THOSE PORTIONS OF LOTS 19 AND 20, BLOCK 379, SEATTLE TIDE LANDS AND THE NORTH HALF OF VACATED SOUTH DAKOTA STREET DESCRIBED AS FOLLOWS:

BEGINNING AT THE INTERSECTION OF THE CENTER LINE OF VACATED SOUTH DAKOTA STREET AND THE WEST MARGIN OF WEST MARGINAL WAY SOUTH, BEING THE WESTERLY LINE OF THAT CERTAIN PARCEL OF REAL PROPERTY CONVEYED TO THE STATE OF WASHINGTON UNDER RECORDER FILE NO. 4861150, RECORDS OF KING COUNTY, FOR STATE HIGHWAY NO. 1; PROCEED NORTH $6^{\circ}36'17''$ WEST ALONG SAID WEST MARGIN A DISTANCE OF 151.53 FEET; THENCE SOUTH $26^{\circ}23'23''$ WEST A DISTANCE OF 42.97 FEET; THENCE NORTH $63^{\circ}36'37''$ WEST A DISTANCE OF 3.50 FEET TO THE SOUTHEASTERLY EDGE OF A CONCRETE WALL FOOTING; THENCE ALONG SAID FOOTING EDGE AND EDGE OF CONCRETE ENTRY ROAD THE FOLLOWING FOUR COURSES AND DISTANCES, SOUTH $26^{\circ}23'23''$ WEST 30.73 FEET, SOUTH $39^{\circ}39'56''$ WEST 56.82 FEET, SOUTH $56^{\circ}31'11''$ WEST 55.36 FEET AND SOUTH $72^{\circ}52'08''$ WEST 39.93 FEET TO AN INTERSECTION WITH THE CENTER LINE OF SAID DAKOTA STREET; THENCE EAST TO AN INTERSECTION WITH THE CENTER LINE OF SAID DAKOTA STREET; THENCE EAST ALONG SAID CENTER LINE A DISTANCE OF 173.92 FEET TO THE POINT OF BEGINNING.

ALL BEARINGS ARE PER PLAT OF SEATTLE TIDE LANDS.

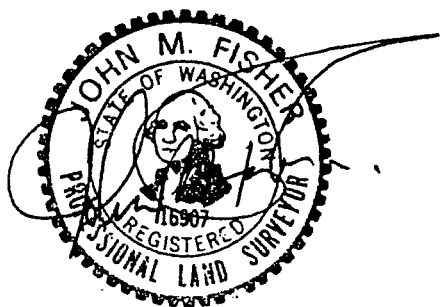


EXHIBIT "A" TO LOT BOUNDARY ADJUSTMENT 8806165
P.M. #240418-4-004

EASEMENT (Underground)

THIS EASEMENT GRANTS to the City of Seattle (hereafter referred to as Grantee), its successors and assigns, the right, privilege and authority to install, construct, erect, alter, improve, repair, energize, operate and maintain electric underground distribution facilities at depths not exceeding 15 feet, which consist of ducts, vaults, manholes, conduits, wires and other necessary or convenient appurtenances to make said underground installations an integrated electric system. All such electric system is to be located across and under the following described lands and premises situated in the County of King, State of Washington, to wit:

A strip of land 10 feet wide over that portion of Lot 19, Block 378, Seattle Tide Lands, lying 5 feet on each side of the following described centerline:

Beginning at the intersection of the centerline of vacated South Dakota Street and the west margin of West Marginal Way South, being the westerly line of that certain parcel of real property conveyed to the State of Washington under Auditor's File No. 4861150, records of King County, for State Highway No. 1;
thence North 6°36'17" West along said west margin a distance of 95.51 feet to the TRUE POINT OF BEGINNING of said centerline description;
thence South 80°00'00" West 42.23 feet, more or less, to the southeasterly line of Lot B, City of Seattle Lot Boundary Adjustment No. 8806165 and to the terminus of said centerline description.

LEGAL DESCRIPTION
BY OF FEB 24 1989
CHK KS 2/24/89

(Being a portion of Lot A, City of Seattle Lot Boundary Adjustment No. 8806165)

Together with the right at all times to the Grantee, its successors and assigns, of ingress to and egress from said lands across adjacent lands of the Grantor abutting the described easement area for the purpose of installing, constructing, reconstructing, repairing, renewing, altering, changing, patrolling, energizing and operating said electric system, and the right at any time to remove all or any part of said electric system from said lands. The Grantee shall notify the Port of Seattle, its successors and assigns, prior to the Grantee's entry onto said lands.

Also the right to the Grantee, its successors and assigns, at all times to cut and trim brush, trees or other plants standing or growing upon said lands or adjacent lands of the Grantor which, in the opinion of the Grantee, interfere with the maintenance or operation of the system, or constitute a menace or danger to said electric system.

It is further covenanted and agreed that no structure or fire hazards will be erected or permitted within the above described easement area without prior written approval from the Grantee, its successors and assigns; that no digging will be done or permitted within the easement area which will in any manner disturb the facilities or their solidity or unearth any portion thereof; and that no blasting or discharge of any explosives will be permitted within fifty (50) feet of said lines and appurtenances.

The City of Seattle is to be responsible, as provided by law, for any damage through their negligence in the construction, maintenance and operation of said electric system across and under the property granted in this easement.

The rights, title, privileges and authority hereby granted shall continue and be in force until such time as the Grantee, its successors, assigns shall permanently remove said wires and appurtenances from said lands or shall otherwise permanently abandon said electric system, at which time all such rights, title, privileges and authority hereby granted shall terminate.

4/89

PORT OF SEATTLE
MEMORANDUM

DATE: April 13, 1989
TO: Kris Messer, Director of Accounting
FROM: John Fisher, Chief of Survey *JP*
SUBJECT: Ashgrove - Port Lot Boundary Adjustment

Submitted herewith for your care, custody and control is the original recorded instrument for the subject adjustment at Terminal 106W.

/rah/7971E
c: W. Johnson, W. Ritchie, P. Nicolai

LOT BOUNDARY ADJUSTMENT
CITY OF SEATTLE
DEPARTMENT OF CONSTRUCTION AND LAND USE

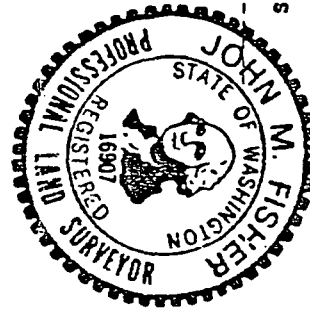
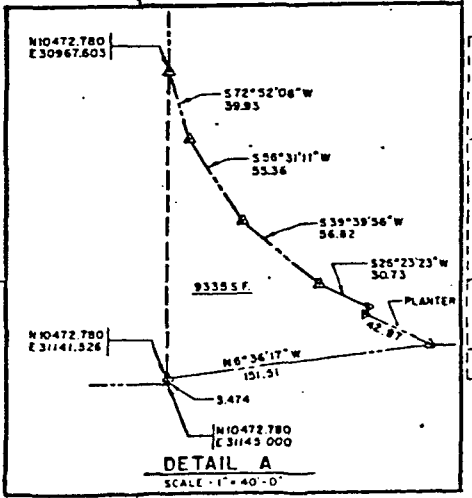
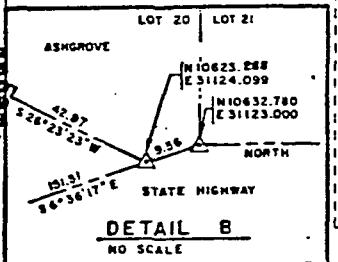
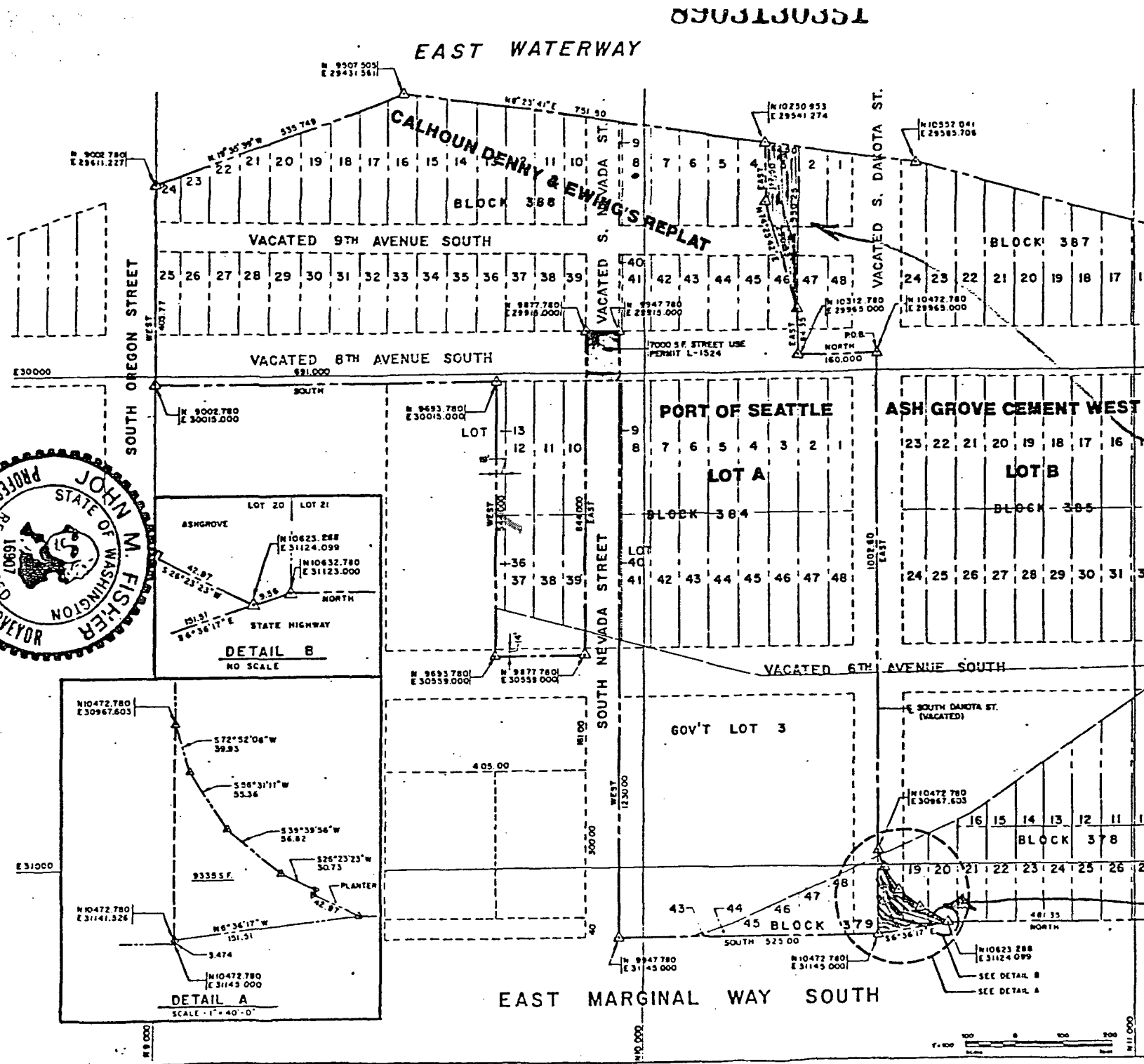
18 24 North 4 East, W.M.

(Section)

(Township)

(Range)

This adjustment will allow the Port of Seattle to acquire this area from Ash Grove Cement. This area is shown on the plat.



Survey Made:

Department of Construction and Land Use

Land Surveyor's Certificate:

This lot boundary adjustment correctly represents a survey made by me or under my direction in conformance with the requirements of appropriate state and county statute and ordinance.

3/8/88

Signature

Certificate No.: P.L.S. 16907

Master Use Application No.: 55006165

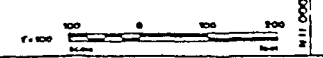
If the plat is not based upon a survey by a Washington State licensed surveyor, the signatures of the owners of the property are the only surety that representations on the plat are correct.

Map on file in Vault

Direction:

Scale:

1" = 267

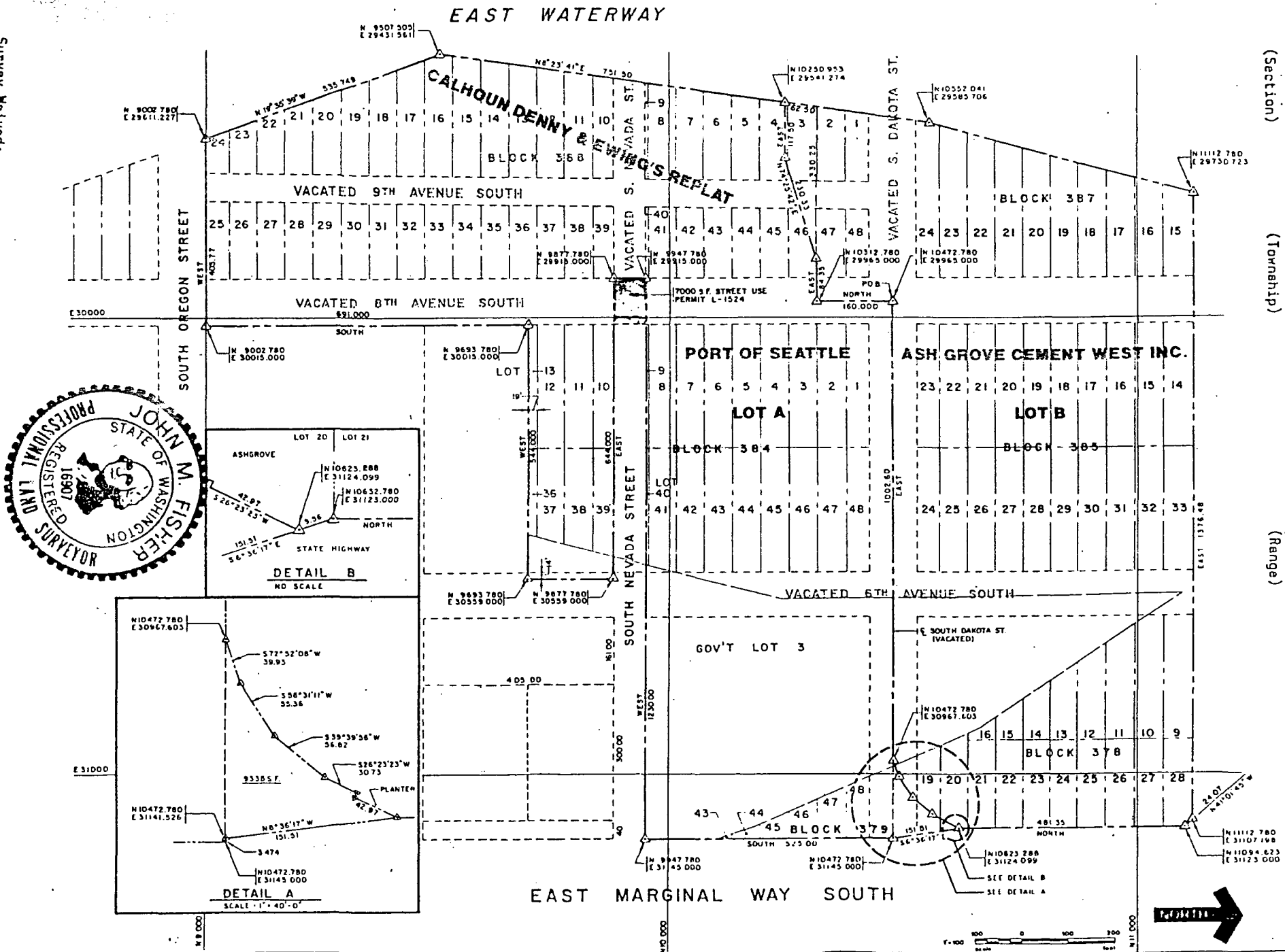


LOT BOUNDARY ADJUSTMENT
CITY OF SEATTLE
DEPARTMENT OF CONSTRUCTION AND LAND USE

18 24 North 4 East, W.M.

(Section) (Township) (Range)

3/88 T-106 W



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Map on file in vault

Direction:

Scale:

This lot boundary adjustment correctly represents a survey made by me or under my direction in conformance with the requirements of appropriate state and federal statute and ordinance.

Land Surveyor's Certificate:

Survey Waived:

Department of Construction and Land Use

3/8/88

Date

Signature

Certificate No.: P.L.S. 16907

Master Use Application No.: 8806165

1" = 267

H05/lba-2

3/68 1-106W

CREATED LOT A

THAT PORTION OF THE PLAT OF SEATTLE TIDE LANDS AND GOVERNMENT LOT 4 IN THE SOUTH HALF OF SECTION 18, TOWNSHIP 24 NORTH, RANGE 4 EAST, W.M., KING COUNTY, WASHINGTON DESCRIBED AS FOLLOWS:

BEGINNING AT THE CENTER LINE INTERSECTION OF VACATED 8TH AVENUE SOUTH AND VACATED SOUTH DAKOTA STREET PROCEED EAST ALONG THE CENTER LINE OF SAID SOUTH DAKOTA STREET A DISTANCE OF 1002.60 FEET TO THE SOUTHEASTERLY EDGE OF A CONCRETE WALL FOOTING; THENCE ALONG SAID FOOTING EDGE AND EDGE OF CONCRETE ENTRY ROAD THE FOLLOWING FOUR COURSES AND DISTANCES, NORTH $72^{\circ}52'08''$ EAST 39.93 FEET, NORTH $56^{\circ}31'11''$ EAST 55.36 FEET, NORTH $39^{\circ}39'56''$ EAST 56.82 FEET, NORTH $26^{\circ}23'23''$ EAST 30.73 FEET; THENCE SOUTH $63^{\circ}36'37''$ EAST A DISTANCE OF 3.50 FEET; THENCE NORTH $26^{\circ}23'23''$ EAST A DISTANCE OF 42.97 FEET TO THE WESTERLY LINE OF THAT CERTAIN PARCEL OF REAL PROPERTY CONVEYED TO THE STATE OF WASHINGTON UNDER KING COUNTY RECORDER FILE NO. 4861150, RECORDS OF KING COUNTY FOR STATE HIGHWAY NO. 1; THENCE SOUTH $6^{\circ}36'17''$ EAST, ALONG SAID WESTERLY LINE A DISTANCE OF 151.51 FEET TO THE CENTER LINE OF VACATED SOUTH DAKOTA STREET; THENCE EAST ALONG SAID CENTER LINE A DISTANCE OF 3.47 FEET TO THE WEST MARGIN OF STATE HIGHWAY NO. 1 (EAST MARGINAL WAY SOUTH) AS ESTABLISHED BY CITY OF SEATTLE ORDINANCE 32881; THENCE SOUTH ALONG SAID MARGIN A DISTANCE OF 525.00 FEET TO THE NORTH MARGIN OF SOUTH NEVADA STREET; THENCE WEST ALONG SAID NORTH MARGIN A DISTANCE OF 1230.00 FEET TO THE WEST MARGIN OF VACATED 8TH AVENUE SOUTH; THENCE SOUTH ALONG SAID WEST MARGIN PRODUCED SOUTH A DISTANCE OF 70.00 FEET TO THE SOUTH MARGIN OF SOUTH NEVADA STREET; THENCE EAST ALONG SAID SOUTH MARGIN AND AS PRODUCED EAST A DISTANCE OF 644.00 FEET TO A POINT DISTANT 14.00 FEET EAST OF THE EAST LINE OF BLOCK 385, SEATTLE TIDE LANDS PRODUCED SOUTH; THENCE SOUTH PARALLEL WITH SAID EAST LINE A DISTANCE OF 184.00 FEET TO A POINT DISTANT 19.00 FEET SOUTH OF THE NORTH LINE OF LOT 36, BLOCK 384, SEATTLE TIDE LANDS PRODUCED EAST; THENCE WEST PARALLEL WITH SAID NORTH LINE AND AS PRODUCED A DISTANCE OF 544.00 FEET TO THE EAST MARGIN OF VACATED 8TH AVENUE SOUTH; THENCE SOUTH ALONG SAID EAST MARGIN OF 8TH AVENUE A DISTANCE OF 691.00 FEET TO THE EAST MARGIN OF SOUTH OREGON STREET; THENCE WEST ALONG SAID EAST MARGIN OF OREGON STREET A DISTANCE OF 403.77 FEET TO THE EASTERLY LINE OF THE DUWAMISH WATERWAY AS ESTABLISHED BY THE COMMERCIAL WATERWAY DISTRICT NO. 1; THENCE NORTH $19^{\circ}35'39''$ WEST ALONG SAID EASTERLY LINE A DISTANCE OF 535.75 FEET TO THE MOST WESTERLY POINT OF LOT 16, CALHOUN, DENNY & EWING'S REPLAT OF BLOCK 388, SEATTLE TIDE LANDS; THENCE NORTH $8^{\circ}23'41''$ EAST ALONG THE EAST LINE OF THE EAST WATERWAY A DISTANCE OF 751.50 FEET TO A POINT DISTANT 1.83 FEET SOUTH OF THE NORTH LINE OF SAID LOT 4, MEASURED AT RIGHT ANGLES THEREFROM; THENCE EAST PARALLEL WITH THE NORTH LINE OF SAID LOT 4 A DISTANCE OF 117.50 FEET; THENCE NORTH $74^{\circ}25'42''$ EAST A DISTANCE OF 230.33 FEET TO THE NORTH LINE OF LOT 46, SAID REPLAT; THENCE EAST ALONG SAID NORTH LINE OF SAID LOT 46 AND AS PRODUCED EAST A DISTANCE OF 84.35 FEET TO THE CENTER LINE OF VACATED 8TH AVENUE SOUTH; THENCE NORTH ALONG SAID CENTER LINE A DISTANCE OF 160.00 FEET TO THE POINT OF BEGINNING.

ALL BEARINGS ARE PER PLAT OF SEATTLE TIDE LANDS.

